

201-215 West Main Street -- Hubbard Block
201-207 W. Main St.
Madison
Jefferson County
Indiana

HABS No. IN-135 A

HABS
IND,
39-MAD,
22-

WRITTEN HISTORICAL AND DESCRIPTIVE DATA

Historic American Buildings Survey
National Park Service
Department of the Interior
Washington, DC 20013-7127

HISTORIC AMERICAN BUILDINGS SURVEY

HABS
IND,
39-MAD,
22-

201-215 West Main Street -- Hubbard Block

HABS No. IN-135A

Location: 201-207 West Main Street
Madison, Jefferson County, Indiana

Present Owner: 201-205: Dr. William Stucker
207: Betty Mundt

Present Occupant: Pirtle Photography Studio,
Tipton Chiropractic Clinic and
Dr. William Stucker, D.D.S.

Present Use: Offices and Studio

Significance: An important pre-Civil War block of commercial buildings,
forming part of a commercial streetscape.

PART I. HISTORICAL INFORMATION

A. Physical History:

1. Dates of erection: Ca. 1835. The 1837 and 1839 Tax Lists show that this property had already undergone improvements by this date, which probably includes these buildings.
2. Architect: Unknown.
3. Original and subsequent owners: The legal description of this property is Part of Lot 25 in the First Addition west to the City of Madison. The building at 201-205 W. Main is 29'-9" on the south side of Main Street, while the building at 207 is 16'-4". The following deed references may be located at the Recorder's Office of the Jefferson County Courthouse, Madison, Indiana.

1827 Warranty Deed, dated April 14, 1837; recorded in Deed Book D, page 490, on April 16, 1827. John and Sarah Paul, Lewis Davis and Jacob and Rebecca Burnet, the original proprietors of the First Addition west to the City of Madison, sold the title to all of Lot 25 to Richard H. Hubbard for consideration of \$700.00.

1856 Richard H. Hubbard died on July 19, 1856, and his Will is recorded in Will Book 1, page 307.

201-205 W. Main

1864 Executor's Deed, dated April 18, 1864; recorded in Deed Book 23, page 106, on May 2, 1864. R. W. Hubbard, acting as Executor of the Will of R. H. Hubbard, conveyed the

title to this part of Lot 25, containing 29 feet 9 inches frontage on the south side of Main Cross (now Main) Street, including "two business houses" on the property to John A. Schnabel, Sr. for \$3072.50.

- 1881 Conditional Conveyance, dated February 17, 1881; recorded in Deed Book 44, page 462, on February 19, 1881. John A. and Anna Schnabel sold the title of the property to Louisa Schmidt for \$1.00, conserving a life interest in the property.
- 1891 Warranty Deed, dated May 6, 1891; recorded in Deed Book 58, page 448, on May 6, 1891. Louisa Schmidt sold the title to the property to her husband, Arno Schmidt, for \$2100.00.
- 1899 Warranty Deed, dated April 12, 1899; recorded in Deed Book 68, page 336, on April 12, 1899. Arno and Louisa Schmidt sold the title to the property to their daughter, Clara (Schmidt) Stone, in consideration of \$3500.00.
- 1953 Executor's Deed, dated February 9, 1953; recorded in Will Book 4, page 348. The Court of Common Pleas of Jefferson County, Indiana, conveyed and warranted the title to the property to Louise Stone, daughter of Clara Stone, by the entirety with the right of survivorship.
- 1971 Warranty Deed, dated May 29, 1971; recorded in Deed Book 154, page 611, on June 17, 1971. Louise and William Stone, Jr. (both unmarried) sold the title of the property to William E. and Rosemary Stucker for \$1.00 and other considerations.

207 W. Main

- 1864 Executor's Deed, dated August 11, 1864; recorded in Deed Book 25, page 53-54 on October 8, 1864. R. W. Hubbard, Executor to the estate of Richard H. Hubbard, deceased, sold the title to the property, consisting of "the third brick tenement house...fronting 16' 4" on Main Cross Street...to August L. Frevert at auction for \$1525, or two-thirds of the appraised value of the property.
- 1886 Partition Deed, dated November 10, 1886; recorded in Partition Book 1, page 93 on November 29, 1886. The Heirs of the estate of August L. Frevert sold the title of the property to Lisette Link for \$2500, in order to settle the estate of August L. Frevert, who died on April 3, 1876.

- 1900 Warranty Deed, dated August 8, 1900; recorded in Deed Book 70, page 178 on August 25, 1900. Lisette Link sold the title to the property to Charles Kahn for \$2000.
- 1922 Warranty Deed, dated February 25, 1922; recorded in Deed Book 92, page 172 on February 25, 1922. Charles and Sarah Kahn sold the title to the property to Walter C. Mundt, Sr., Walter C. Mundt, Jr., and Richard H. H. Mundt, for the consideration of \$2500.
- 1927 Warranty Deed, dated December 3, 1927; recorded in Deed Book 96, page 491 on January 19, 1928. The Executors of the estate of Walter C. Mundt, Sr., sold the one-third interest in the property from the Will of Walter C. Mundt, Sr. to Walter Mundt, Jr. and R. H. H. Mundt, for \$1.00.
- 1931 Warranty Deed, dated November 20, 1931; recorded in Deed Book 99, page 134 on November 20, 1931. Walter Mundt, Jr. and Richard H. H. Mundt sold the title to the property to Anna Mundt, widow of Walter C. Mundt, Sr., for \$1.00 and other considerations.
- 1943 Warranty Deed, dated September 21, 1943; recorded in Deed Book 108, page 48 on September 22, 1943. Anna Mundt, widow of Walter C. Mundt, Sr., sold the title to the property to Richard and Elizabeth Mundt for \$1.00 and other considerations.
4. Original plans and construction: The general plan of the first floor, which originally consisted of a long and narrow room arranged for retail sales, is typical of commercial buildings of the nineteenth century.

The gable roof of the structure contrasts with the long shed roof of commercial buildings built later in the nineteenth century.

The building at 201-205 was constructed originally as two separate business houses which were joined together early in the twentieth century as a single store and later divided back into two separate commercial spaces.

5. Alterations and additions: Like the corner building at the opposite end of the block (215 West Main), the corner entrance to this building has been replaced by an entrance cut as a chamfer into the corner. A cast-iron column supports the weight of the second floor. A cast-iron storefront was installed on the first floor. The castings resemble the work of the Madison Machine Company, a local foundry. The original brick cornice was replaced

by the sheet metal cornice that exists today. All of this work was probably undertaken ca. 1900. The original stone-linteled windows have never been altered.

- B. Historical Context: For most of the time that Richard H. Hubbard owned Lot 25, he was a non-resident of Madison, as recorded in the tax lists of the City. He moved to Madison ca. 1851. According to his tombstone, he was born December 9, 1789, and he died in Madison on July 9, 1856.

Other businesses located at these addresses according to the Madison City Directories:

- | | |
|-----------|--|
| 1887-1888 | 201 F. Klein and Son - Merchant Taylors |
| | 205 Max Foltz - Tobacconist and Cigar Manufacturer |
| | 207 George Diederich - Cobbler, shoes and boots |
| 1890-1891 | 201 F. Klein and Son |
| | 203 Mrs. Mary Rea - Dressmaker |
| | 205 F. M. Hill - Merchant Taylor, Dyer and Renovator |
| | 207 H. G. Shilke - China, glass, queensware, toys, cutlery and notions |
| 1909 | 201-205 George J. Wood - Millinery Goods |
| | 201-1/2-205-1/2 George L. Reynolds - Contractor
(residence on third floor) |
| | 207 Mrs. M. L. Lochard - Millinery Store |
| 1912 | 201-205 Wood's Millinery Store |
| | 205-1/2 Alexander White - Lunchroom |
| | 207 Western Union Telegraph Company |
| 1922 | Walter Mundt moved his candy store into the building at 207 and operated for the next thirty-five years from this address. The company closed in ca. 1955, and although closed for twenty years, all of the equipment for the company remains in place, untouched from the last day that the company was open. |
| 1939 | 201 Rebecca Drake - Music Store |
| | Railway Express of America and Western Union Telegraph Company |
| | 203-205 Sidney Morton - Shoes |
| 1947 | 201-1/2 Dr. L. A. McClanahan - Chiropractor |
| | 203 Taylor Radio Service |

1957	201	Dr. Marvin F. Klaes - Chiropractor
	203	Drake Music Store
	205	Dr. William E. Stucker - Dentist
1965	205	Boonies Blue Flame Gas
1966	201	R. E. A. Express
	203	Gray's Jewelry
1970-1971	201	James L. Pirtle - Photographer
	203	Vacant
	205	Dr. William E. Stucker - Dentist
1977	201	J & J Frabrics
	203	Pirtle Photography
	205	Dr. William E. Stucker - Dentist

C. Sources of Information:

1. Primary and unpublished sources:

Tax Lists and Assessments of the City of Madison, 1837-1875.
These records are presently maintained in the basement of the City Hall of Madison, Indiana.

Articles of Incorporation 1, page 45. This record is maintained at the Recorder's Office in the Jefferson County Court House, Madison, Indiana.

Miscellaneous Record 4, page 281. These records are maintained in Recorder's Office at the Jefferson County Court House, Madison, Indiana.

2. Secondary and published sources:

Madison Daily Courier, July 19, 1856.

Prepared By: John Linn Hopkins
Project Historian
Summer 1978

PART II. ARCHITECTURAL INFORMATION

A. General Statement:

1. Architectural character: This block of commercial buildings forms a part of a important commercial streetscape.
2. Condition of fabric: Good.

B. Description of Exterior:

1. Overall dimensions: These three-story buildings measure 30'-0" (five-bay front) x 64'-8" (201-205); and 17'-4" (three-bay front) x 77'-8" (207).
2. Foundations: Stone.
3. Wall construction, finish, color: Common-bond brick, painted, with cast-iron storefront on first floor.
4. Structural system, framing: Load-bearing brick walls with wooden framing.
5. Chimneys: There are three brick chimneys on the east exterior wall. There is a brick chimney near the center of the building and one on the party wall between 205 and 207 near the gable. There is a brick chimney on the west wall. All have projecting brick caps.
6. Openings:
 - a. Doorways and doors: The corner entrance on the northeast corner has double doors. The corner of the building is supported by a round cast-iron column that has a round base and a capital with acanthus leaves. The doorway has wooden surrounds, cast-iron sill and wooden-framed doors with a tall glass panel in each.

At 203, there is a deeply recessed doorway that has a display window to its left. The doorway has wooden surrounds, metal threshold, a wooden-framed glass door and a one-light transom window. At 205, the doorway leads to the second floor and has wooden surrounds, metal sill and a wooden-framed glass door with one-light transom window. At 207, there is a double doorway, with display windows on each side. The tall narrow wooden doors have a panel below a glass panel, wooden surrounds, metal threshold and a one-light transom window. There is a cast-iron pilaster on each side of the doorway and one at each end of the display windows. A bracket projects from the wall at the top of each pilaster, and there is a string molding above the brackets across the face of the building.

On the east side of the building there is a doorway into 201 with wooden surrounds, and a wooden panel door with glass pane. On the east side of 207, there is a doorway with wooden surrounds, stone sill and a wooden panel door. There are two

doorways on the rear of the building, one leading into a rear stair in 205 and the other into storage space in 203. The doorway has wooden surrounds and a wooden panel door.

- b. Windows and shutters: The display windows on the front have fixed glass in wooden surrounds with a wooden panel below each. There are cast-iron pilasters with scroll-leaf capitals. Wooden windows on the first and second floor have two-over-two-light double-hung sash, (one-over-one-light in 207) with wooden surrounds, stone lintels and sills. Windows have aluminum storm sashes.

7. Roof:

- a. Shape, covering: The gable roof has a standing seam metal covering.
- b. Cornice, eaves: The metal, boxed cornice across the front has brackets and dentils.

C. Description of Interior:

The interior of 207 was not accessible. The following describes the building at 201-205.

1. Floor plans:

- a. Cellar: Inaccessible.
- b. First floor: The first floor has been divided into several rooms.
- c. Second and third floors: Inaccessible.

2. Stairways: The stairways to the second floor are enclosed in a well and have a wooden stair with wooden rail on the wall.

3. Flooring: The wooden floors are covered with carpet and asphalt tile in some areas.

4. Walls and ceiling finish: Painted plaster walls. Some spaces have pressed tin ceilings, others plaster.

5. Doorways and doors: Wooden panel doors with wooden surrounds.

6. Mechanical equipment:

- a. Heating: Modern forced air furnace.
- b. Lighting: Modern lighting fixtures.

D. Site:

1. General setting and orientation: The building sits on the corner of Poplar Street and West Main Street, facing north. It is surrounded by commercial structures across the street and to each side.

Prepared By: John P. White
Project Supervisor
July 1978

PART III. PROJECT INFORMATION:

This project was undertaken by the Historic American Buildings Survey in cooperation with Historic Madison, Inc., and the Indiana Historical Society. Under the direction of John Poppeliers, Chief of HABS, and Kenneth L. Anderson, Principal Architect, the project was completed during the summer of 1978 at HABS field office, Madison, Indiana, by John P. White, Project Supervisor, (Associate Professor, Texas Tech University), John L. Hopkins, Project Historian (Skidmore College), and Student Architects Richard Berliner (Rhode Island School of Design), Jon Lourie (University of Maryland), Eric Swanson (Rensselaer Polytechnic Institute), and Peter Whitehead (State University of New York at Buffalo). The written data were edited by Alison K. Hoagland, HABS Historian, in December, 1984.